

Mayor Charles "Skip" Lee called a meeting of the Sterling City Council to order at 6:30 pm on Monday, May 2, 2016. Roll call. Present: Aldermen Retha Elston, Joe Martin, Chris Schuchard, John Stauter, and Chris Wilen. Absent: Alderman Bob Conklin.

Also present were City Attorney Ron Coplan, City Manager Scott Shumard, Finance Director Cindy Von Holten, Superintendent of Building and Zoning Amanda Schmidt, Fire Chief Gary Cook, Acting Police Chief Tim Morgan, Superintendent of Public Works Brad Schrader, and City Clerk Marie Rombouts.

The Pledge of Allegiance was recited.

Alderman Elston made a motion to approve the Consent Agenda as follows:

- A) City Council Minutes of April 18, 2016
- B) Bills and Payroll totaling \$743,381.83
- C) Partial Pay Request #3 for Sixth and Eighth Avenues Sewer Work to Twin City Construction in the amount of \$11,652.05
- D) Partial Pay Request #1 to Twin City Construction for ADA Sidewalk Improvements in the amount of \$45,874.56
- E) Partial Pay Request #11 for Martin Excavating in the amount of \$172,149.50 for riverfront work
- F) Authorize the City Manager to enter into an Agreement with Martin and Company Excavating to extend work onto Fifth Avenue and Folkers Road
- G) Petition from St. Jude Rides organization to hold a bucket brigade on May 14, 2016 to raise funds for St. Jude's Research Hospitals
- H) Petition for City of God to hold a bucket brigade on May 28, 2016 to raise funds for their Back 2 School Back Pack Giveaway

The motion was seconded by Alderman Schuchard. Voting: Ayes – Aldermen Elston, Martin, Schuchard, Stauter, and Wilen. Nays – None. Motion carried.

Alderman Stauter made a motion to proclaim May 14, 2016 as National Letter Carrier Food Drive Day; seconded by Alderman Martin. Voting: Ayes – Aldermen Elston, Martin, Schuchard, Stauter, and Wilen. Nays – None. Motion carried.

Alderman Elston made a motion to proclaim May 11 - 16, 2016 as Police Week; seconded by Alderman Wilen. Voting: Ayes – Aldermen Elston, Martin, Schuchard, Stauter, and Wilen. Nays – None. Motion carried. Mayor Lee read the proclamation into the record.

Alderman Elston made a motion to approve the MICA insurance renewal for fiscal year 2016-17 in the amount of \$693,467.00; seconded by Alderman Martin. Director Von Holten explained that MICA sent a follow-up letter that explained there was a mistake in their calculations. Although we owe \$45,000, we would not be billed for their mistake. Von Holten believes the pool money will absorb these costs. Voting: Ayes – Aldermen Elston, Martin, Schuchard, Stauter, and Wilen. Nays – None. Motion carried.

Alderman Martin made a motion to approve **Resolution #R2016-5-12 Providing an Inducement to Lawrence Lofts**; seconded by Alderman Stauter. This permits work to proceed on the Lawrence Lofts prior to the completion of the new TIF District. Voting: Ayes – Aldermen Elston, Martin, Schuchard, Stauter, and Wilen. Nays – None. Motion carried.

Alderman Martin made a motion to approve **Ordinance No. 2016-5-8 Fixing a Time and Place of a Public Hearing with Respect to Amendment No. 3 to the Tax Increment Financing Redevelopment Plan and Project for the West Central Business District Redevelopment Project Area**; seconded by Alderman Elston. Voting: Ayes – Aldermen Elston, Martin, Schuchard, Stauter, and Wilen. Nays – None. Motion carried.

Alderman Schuchard made a motion to approve **Ordinance No. 2016-5-9 Fixing a Time and Place of a Public Hearing with Respect to the Tax Increment Financing Redevelopment Plan and Project for the East Central Business District Redevelopment Project Area**; seconded by Alderman Martin. Voting: Ayes – Aldermen Elston, Martin, Schuchard, Stauter, and Wilen. Nays – None. Motion carried.

Manager Shumard announced there will be temporary closures in the 1900 block of Sixth Avenue in the next few weeks. Sixth Avenue will be closed after May 23. Business After Hours will be at Northland Mall this week showcasing the CEO class projects. Pastor Oehlert will be resigning his position as Police Chaplain next week. May 13 and 14 is Clean and Green Days. Shumard thanked Mayor Lee, the Tree Board, and Superintendent Schrader for the trees that were planted on Arbor Day.

Alderman Elston congratulated City employees who reached a milestone in their employment since she was unable to attend the awards banquet last week. Elston asked Sterling Main Street Director Janna Groharing to share the news about the Main Street Program. Groharing announced that Sterling Main Street made the first cut toward \$25,000 for the downtown and encouraged everyone to vote on-line daily for Sterling Main Street in the second round.

Alderman Stauter asked about the waste water treatment plant with the recent rains. Manager Shumard reported no problems.

Alderman Schuchard advised drivers to be aware of one lane closed on Third Street.

Mayor Lee thanked City staff for the awards banquet and congratulations to those employees reaching milestones. Mayor Lee noted the high quality of employees that Sterling has. Manager Shumard thanked the City Clerk's office who takes care of the banquet and awards.

Mayor Lee read a letter from Ron Coplan resigning his position as City Attorney. Coplan has served as Sterling's attorney for 42 years.

With no further business, the meeting adjourned to a study session at 7:00 pm.

Manager Shumard gave an overview of Tax Increment Financing (TIF) Districts. Shumard started with the base tax, value on the property before the TIF is established. Increment growing after improvements is for use by the TIF District. The "but for" test is applied to the area, that determines redevelopment would not happen but for this district. Shumard outlined what TIF revenues can be used for. TIF Districts are for 23 years. Other taxing bodies may oppose a TIF because their revenues remain at the base level throughout the 23 years.

Sterling has three existing TIF Districts: Central Business District, Rock River, and Lincolnway-Lynn. Shumard proceeded with the good and bad of each of these districts.

With no further business, the meeting adjourned at 7:32 pm.

Marie Rombouts  
City Clerk